



# CITY OF MANCHESTER

## PLANNING AND COMMUNITY DEVELOPMENT

PLANNING & LAND USE MANAGEMENT  
BUILDING REGULATIONS  
CODE ENFORCEMENT DIVISION  
COMMUNITY IMPROVEMENT PROGRAM  
ZONING BOARD OF ADJUSTMENT

**Leon L. LaFreniere, AICP**  
Director

**Pamela H. Goucher, AICP**  
Deputy Director Planning & Zoning

**Michael J. Landry, P.E., Esq.**  
Deputy Director Building Regulations

### MANCHESTER PLANNING BOARD BUSINESS MEETING AGENDA Thursday, April 15, 2021 – 6:00 PM

**Due to the emergency orders issued by the Governor and on the guidance of public health officials, there will be no physical location in which to attend the meeting. You will be able to view and hear the meeting on Manchester Public TV, either on Channel 22 or on MPTV's website. You will be able to offer public comment on the application by calling 603-792-6737 or by emailing [planningboard@manchesternh.gov](mailto:planningboard@manchesternh.gov). You may also attend the meeting through our webinar software by sending an email to the aforementioned address on the day of the meeting and requesting an invitation to participate. The phone line and email will be monitored by staff up to, and during, the public hearing.**

**I. The Chairman calls the meeting to order and introduces Planning Board Members and Planning Staff.**

**II. BUSINESS MEETING:**

**1. SP2021-009**

Property located on Winston Street (Tax Map 651A, Lot 1A), a site-plan application to construct an approximately 40,000-square-foot storage facility, with associated site improvements, in the IND Zoning District. *T.F. Moran, Inc. for the Manchester Airport Authority.*

**CU2021-006**

Property located on Winston Street (Tax Map 651A, Lot 1A), a conditional use permit application for a reduction in required parking spaces from 40 to 10, in the IND Zoning District. *T.F. Moran, Inc. for the Manchester Airport Authority.*

2. Review of new applications for Regional Impact and comment by the Manchester Conservation Commission.

**III. ADMINISTRATIVE MATTERS:**

1. Review and approval of the Planning Board Minutes of March 18, 2021 and April 1, 2021.
2. Review with Planning Board Members potential changes to the Subdivision and Site Plan Regulations.
3. At the request of the Chair, a review of the Accessory Dwelling Unit regulations in the Zoning Ordinance.
4. Any other business items from the Planning Staff or Board Members.

**Full text of the agenda items is on file for review in the Planning & Community Development Department.  
The order of the agenda is subject to change on the call of the Chairman.**